



## HISTORIC DISTRICT COMMISSION EVALUATION

**TO:** Mayor and Council

**FROM:** Historic District Commission

**SUBJECT:** Evaluation of Historic Significance to Rockville  
**224 Elizabeth Avenue**

**DESCRIPTION:** H.L. England's 2<sup>nd</sup> Addition to Lincoln Park, Block 6, Lot 29

**OWNER:** Iglesia De Dios (Pastor Rodriquez)  
[CEM Design Craig Moloney, Owner's Agent]

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**HDC RECOMMENDATION:** Based on an assessment of the history and architecture of the site, the HDC finds that this property meets Criteria I-C of the adopted Rockville criteria for a local historic district.

### Architectural Significance

This original three-bay, one-story home is considered a vernacular mid-20<sup>th</sup> century wood frame house. A center door is flanked with paired windows. Each pair has a single fixed shutter with three panels for decoration. Additions include an in the northwest corner, the full-width front porch replacement, and the rear porch. The windows have been replaced. The house has aluminum siding, and asphalt shingle roofing. The house presents changes over time, as the store building was added on to for use as a family residence, and as different families lived in the property.

### Cultural and Social Significance

The property is associated with the African-American community of Lincoln Park. It is considered "Contributing" in the Third Period of Significance for Lincoln Park (1949 – 1970), the period after which Lincoln Park was annexed into the City of Rockville, and before the end of effective segregation.

**Archeological resources: Low potential**

The lot was sold by the original developer 20 years after the subdivision was recorded. The ground has poor drainage, and the likelihood of earlier remains is low.

**CITY OF ROCKVILLE  
HISTORIC DISTRICT DESIGNATION CRITERIA**

**224 Elizabeth Avenue**

Standing structures and sites, including archeological sites, must be determined to be significant in one or more of the following criteria to be found eligible for designation:

**I. Historical and cultural significance:**

A. Is the site of a significant historic event.

*No, this is not the site of a significant even, but exemplifies a social pattern.*

B. Is identified with a person or a group of persons who influenced society.

*No, this is not identified with a person or group who influenced society, although it has some association with persons who influenced society (H. Ricks, M. Stern, R. Curry, I. Snowden Curry).*

C. Exemplifies the cultural, economic, social, political or historic heritage of the County and its communities. (Refer to Rockville Context in Management Plan)

*Yes, this property exemplifies the cultural, economic and social life of the Lincoln Park community in the mid-20<sup>th</sup> century. Beginning as a small grocery store, without water service, the building was given away to a family on condition that they move the building. The store was moved with help from the community to its current location, and the house was renovated over time with necessary service, include water and sewer, to serve the needs of the families living there. The changes over time indicate a drive for good housing despite economic hardship.*

D. Has character, interest, or value as part of the development, heritage or cultural characteristics of the City, County, State, or Nation.

*Yes, the property embodies the story of Lincoln Park on a single-site basis, as noted above in I-C.*

**II. Architectural and design significance:**

A. Embodies the distinctive characteristics of a type, period or method of construction.

*No, the building is not a prototypical example of its type.*

B. Represents the work of a master.

*No.*

C. Possesses high artistic values.

*No.*

D. Represents a significant and distinguishable entity whose components may lack individual distinction.

*This criterion applies to multi-site historic districts only. For information only, the subject property is considered "Contributing" to the Lincoln Park Conservation District.*

E. Represents an established or familiar visual feature of the neighborhood, community or county due to its singular physical characteristic or landscape.

*No. There is nothing singular about the house or the landscape.*

### **III. Structural Integrity:**

**Building has been altered over time, which is part of its history and significance**

**Original site and setting largely preserved. (Lot size, environmental character, trees, setbacks, streetscape)**

"Substantially Altered" (basic shape, original façade plan, windows and doors have been obscured or changed.)

Minor alterations (porch removal or enclosure, roof material replacement, siding added over old siding, basic mass and fenestration intact.

Original or near original condition (all changes reversible)

Outbuildings present and recognizable

### **IV. Level of site significance: (Check those that apply)**

Local: Significant under Criterion I-C.

State

HDC2009-00456  
6/25/09

ATTACHMENT E

National: